

72 Wenban Road, Glossodia, NSW 2756



Acreage For Sale

Saturday, 11 November 2023

72 Wenban Road, Glossodia, NSW 2756

Bedrooms: 5

Bathrooms: 2

Parkings: 10

Area: 3 m2

Type: Acreage



Craig Donkin
0245712500

Auction Guide \$1,995,000

Welcoming you to 'Birdwood' is an exquisite 9.8-acre estate boasting a blend of stylish acreage living with modern comforts. This gated sanctuary offers a serene escape with a sprawling single-level home and impressive work shed-ideal for tradespeople or industrious home businesses. The heart of the estate is a spacious five-bedroom residence featuring numerous formal and informal living and dining spaces, fireplaces, and an inviting alfresco area. Luxuries abound with fresh carpets, a grand master suite with a large ensuite, ducted air conditioning, and panoramic views from every window. Delivering over 216 sqm of space, the property's work shed is a robust standout, offering three large roller doors with 4m high clearance, a maintenance pit, and 3 phase power. Its 18kW solar system and expansive workbench space ensures a host of uses can be catered for, with enhanced potential afforded by the property's RU4 zoning. Beyond the residence and shed, a haven for nature lovers and horse enthusiasts unfolds, complete with fenced paddocks, a natural creek, dam, and bore water facilities. The gentle slopes and lush terrain beckon endless possibilities for quiet rural enjoyment. Strategically located just 10 minutes from Windsor, 'Birdwood' is a short drive from schools, shops, and the Hawkesbury River, making it an idyllic retreat that remains connected to essential amenities and the charming offerings of the Hawkesbury Valley. Features: - 9.8-acre gated and fenced estate with long road frontage and paddocks - Serene setting with a spacious single-level, five-bedroom home - Ample formal and informal living spaces with multiple fireplaces - Expansive master suite with large ensuite and wall-length built-in robe - Ducted AC, fresh carpets, and covered alfresco area - Large 18x12m work shed with three roller doors and 3-phase power - Also includes an 18kW solar system and a separate driveway entry - Ideal for tradespeople or home businesses with RU4 zoning for varied uses (STCA) - Located 10 minutes from Windsor, easy access to the Hawkesbury River. Speak to your friendly Cutcliffe agent today to organise your visit.